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File Box 43

STATE OF TENNESSEE
COUNTY OF Davidson

THE ACTUAL CONDIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $ 63,833.10

Regena Williamson
Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 22nd DAY OF April 19 87

Notary Public

MY COMMISSION EXPIRES 3-11-90
(AFFIX SEAL)

THIS INSTRUMENT WAS PREPARED BY
LAWYER'S ESCROW SERVICE, INC. ONE UNION STREET, NASHVILLE, TN. 37201

NAME	ADDRESS	
ADDRESS NEW OWNER (S) AS FOLLOWS	SEND TAX BILLS TO	MAP - PARCEL NUMBERS
Richard H. Gardner	Equitable Mortgage Resources, Inc.	96-15
(NAME)	(NAME)	
3139 Boulder Park Drive	P. O. Box 6515	37
(STREET ADDRESS OR ROUTE NUMBER)	(STREET ADDRESS)	
Nashville, TN 37214	Clearwater, FLA 33518	
(CITY) (STATE) (P.O. ZIP)	(CITY) (STATE) (ZIP)	

FOR AND IN CONSIDERATION OF THE SUM OF TEN DOLLARS, CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, David Jackson Frye and wife, Romona Frye

HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO Richard H. Gardner and Regena Williamson

HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN Davidson COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS TO-WIT

LAND in Davidson County, Tennessee, BEING Lot No. 6 on the Plan of Hickory Bend, Section 3, of record in Book 3600, Page 42, Register's Office for Davidson County, Tennessee, to which Plan reference is hereby made for a more complete and accurate description.

BEING the same property conveyed to David Jackson Frye by deed from Imogene Spear Hutcherson et vir Ben F. Hutcherson of record in Book 5316, Page 511, said Register's Office and by Quitclaim Deed from Ralph Christian, Trustee, of record in Book 5973, Page 247, Register's Office for Davidson County, Tennessee.

Romona Frye, wife of the said David Jackson Frye, joins in this conveyance for the purpose of conveying any and all right and title that she may now, or at any time in the future, have in subject property, especially her marital rights.

This conveyance is subject to any and all existing easements and restrictions of record.

AS PART OF THE ABOVE CONSIDERATION, It is agreed and understood that the above named Grantees assume and agree to pay the remaining unpaid balance on a promissory note secured by a Deed of Trust of record in Book 5316, Page 513, said Register's Office, payable according to the terms and conditions therein.

This is improved XX unimproved ( ) property, known as 3139 Boulder Park Drive (House Number) (Street) Nashville, TN 37214 (P. O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns, forever, and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it, and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

Witness our hand s this 23rd day of April, 1987

x David Jackson Frye

x Romona Frye

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STATE OF TENNESSEE
Davidson County

Personally appeared before me, the undersigned, a Notary Public in and for said County and State, the within named David Jackson Frye

or proved to me upon the basis of satisfactory evidence

the bargainor[S], with whom I am personally acquainted, and who acknowledged that they executed the within instrument for the purposes therein contained. Witness my hand and official seal at Nashville, Tennessee, this 23rd day of April 19 87

Commission expires 3/11/90

Notary Public

STATE OF TENNESSEE

Before me, _____, a Notary Public within and for the State and County aforesaid, personally appeared _____

and _____ (his oath) _____ (himself) _____ with whom I am personally acquainted and who upon (their several oaths) acknowledged (themselves) to be the _____ and _____ respectively of the _____ the within named bargainor, a corporation, and that (he) as such _____ and _____ (they), being authorized so to do, executed the foregoing instrument for the purposes therein contained by signing the name of the corporation by the said _____ as such _____, and attesting the same by the said _____ as such _____.

Witness my hand and official seal at office at _____ on this the _____ day of _____, 19_____.

My commission expires _____

Notary Public

WARRANTY DEED

FROM
David Jackson Frye et ux

TO
Richard H. Gardner
and
Regena Williamson

IDENTIFICATION

APR 23 3 07 PM '87

REGISTER
DAVIDSON COUNTY

Return to:
LAWYER'S ESCROW SERVICE
ONE UNION STREET
NASHVILLE, TENNESSEE 37201

STATE OF TENNESSEE
COUNTY OF DAVIDSON

On this 23rd day of April, 1987, before me personally appeared David J. Frye, being one and the same as David Jackson Frye, to me known to be the person who executed the foregoing instrument in behalf of Romona Frye, and acknowledged that he executed the same as the free act and deed of the said Romona Frye pursuant to Power of Attorney of record in Book 7212, Page 590, Register's Office for Davidson County, Tennessee.

Notary Public

My Comm. expires: 3/11/90

FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

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CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

63033.10- CAMT.
178.04 CSTAX
.50 PRFEE
6.00 WDCD
CHECK 185.14-
04GCA04/23/87 BAL .00

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

18345

IDENTIFICATION REFERENCE

APR 23 3 07 PM '87

FELIX Z. WILSON, II REGISTER
DAVIDSON COUNTY, TN

No. 73213